

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 85A/920
1. LOCATION	Glenaraneen, Brittas		
2. PROPOSAL	Dormer Bungalow & Septic Tank		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars
			(a) Requested (b) Received
	O.P.	8 July 1985	<div style="display: flex; justify-content: space-between;"> <div style="width: 48%;"> 1. ....  2. .... </div> <div style="width: 48%;"> 1. ....  2. .... </div> </div>
4. SUBMITTED BY	Name Patrick J. Gavin, Address 2 Greenogue Drive, Rathcoola,		
5. APPLICANT	Name Mary McNally (Mrs.), Address Glenaraneen, Brittas, Co. Dublin		
6. DECISION	O.C.M. No. P/3222/85 Date 5th September, 1985.		Notified 5th September, 1985. Effect to refuse O. Permission.
7. GRANT	O.C.M. No. Date		Notified Effect
8. APPEAL	Notified 9th Oct., 1985 Type 1st Party		Decision O. Permission refused by An Bord Pleanála Effect 22nd Jan., 1986
9. APPLICATION SECTION 26 (3)	Date of application		Decision Effect
10. COMPENSATION	Ref. in Compensation Register		
11. ENFORCEMENT	Ref. in Enforcement Register		
12. PURCHASE NOTICE			
13. REVOCATION or AMENDMENT			
14.			
15.			

Prepared by .....

Checked by .....

Copy issued by ..... Registrar.

Date .....

Co. Accts. Receipt No .....

P.C. Roche & Assocs.,  
120 St. Lawrences Road,  
Clontarf,  
Dublin 3

86A/920

12.5.88

RE/ Proposed 50, 3 and 4-bedroom detached and semi-detached houses at Marlfield,  
Cabinteely for Provan Developments Ltd.

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Dear Sir,

I refer to your submission received on the 15th June, 1987 to comply with  
Conditions 20 and 21 of decision to Grant Permission by Order No. P/3129/86,  
dated 21st August, 1986 in connection with the above.

In this regard, applicant to be informed that the information submitted is  
acceptable and complies with the terms of conditions Nos. 20 and 21 of the  
permission granted on 21st August, 1986 (Reg. Ref. 86A/920).

Yours faithfully,

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for PRINCIPAL OFFICER.

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

County Dublin


Planning Register Reference Number: 85A/920

APPEAL by Mary Mc Nally of Glenaraneen, Brittas, County Dublin, against the decision made on the 5th day of September, 1985, by the Council of the County of Dublin, to refuse an outline permission for the erection of a dormer bungalow on a site at Glenaraneen, Brittas, County Dublin:

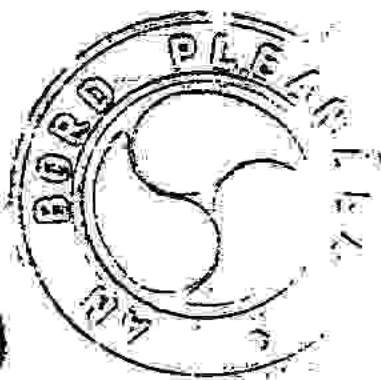
DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, outline permission is hereby refused for the erection of the said dormer bungalow for the reasons set out in the Schedule hereto.

SCHEDULE

1. The site is in the Dublin Mountain zone in an area designated in the County Development Plan as one of high scenic amenity. It is the policy of the planning authority that any development in this area not directly related to its amenity potential or its use for agriculture, mountain or hill farming, should be prohibited. This policy is considered reasonable and the proposed development would be in conflict with it, and, accordingly, be contrary to the proper planning and development of the area.
2. The site is located in an area served by an extremely sub-standard road network, with narrow widths and inadequate sight distances on many corners. Taken in conjunction with existing development in the vicinity, the proposed development would result in an excessive density of development in an unserved rural area.

  
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Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 22<sup>nd</sup> day of January 1986.



# DUBLIN COUNTY COUNCIL

24755 (ext. 262/264)

PLANNING DEPARTMENT,  
BLOCK 2,  
IRISH LIFE CENTRE,  
LR. ABBEY STREET,  
DUBLIN 1.

## NOTIFICATION OF A DECISION TO REFUSE:

OUTLINE PERMISSION: ~~PERMISSION~~ ~~APPROVAL~~

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963-1983

To... **Mary McNally,**..... Register Reference No. **85A-920**  
..... **Glenaraneon,**..... Planning Control No. ....  
..... **Brittas,**..... Application Received **8/7/85**  
..... **Co. Dublin**..... Floor Area: **1,250 sq.ft.**  
..... Additional Information Received .....

Applicant **M. McNally.**.....

In pursuance of its functions under the above-mentioned Acts, the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order, P/3222/85, dated **5/9/85** decided to refuse:

OUTLINE PERMISSION

~~PERMISSION~~

~~APPROVAL~~

For **former bungalow and septic tank at Glenaraneon, Brittas.**.....  
.....  
for the following reasons:

1. The site is located in an area zoned "to protect and improve high amenity open space" in the Development Plan. The residential development proposed in this rural area where public piped water or sewerage services are not available and where the existing road network, designed to serve rural needs is inadequate, would contravene materially the above objective, would not be in accordance with the proper planning and development of the area and would be seriously injurious to the amenities of the area.
2. Public piped water supply or sewerage facilities are not available to serve the proposed development.
3. The proposed development would be premature by reason of the said existing deficiency in the provision of water and sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
4. The applicants need for a dwelling house in this rural area does not comply with Development Plan Policy in relation to dwellings in rural areas.

Signed on behalf of the Dublin County Council .....  
for PRINCIPAL OFFICER

Date **5th September, 1985.**.....

### IMPORTANT:

NOTE: (1) An appeal against the decision may be made to An Bord Pleanala. The applicant may appeal within one month from the date of receipt by him of this notification. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of appeal and should be addressed to *An Bord Pleanala, Irish Life Centre, Lower Abbey Street, Dublin 1*. An appeal lodged by an applicant or his agent with An Bord Pleanala will be invalid unless accompanied by a fee of £36. (Thirty-six pounds). (2) A party to an appeal making a request to An Bord Pleanala for an oral hearing of an appeal must, in addition to (1) above, pay to An Bord Pleanala a fee of £36. (Thirty-six pounds). (3) A person who is not a party to an appeal must pay a fee of £10 (Ten pounds) to An Bord Pleanala in relation to an appeal. When an appeal has been duly made and has not been withdrawn, An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.